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GREENVILLE CO. S. C.

11 50 AM 1950

OLLIE FARNSWORTH  
R. M. C.

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF...GREENVILLE.....

To All Whom These Presents May Concern:

I, H. P. Cothran, of Greenville County, ..... SEND GREETING:

WHEREAS, I, the said H. P. Cothran.....

in and by my certain promissory note, in writing, of even date with these presents, am well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, in the full

and just sum of THREE THOUSAND AND NO/100 (\$3,000.00..)

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of.....

THIRTY AND NO/100 (\$30.00...) Dollars upon the first day of each and every calendar month hereafter in advance, until the full principal sum, with interest has been paid, said monthly payments shall be applied first to the payment of interest, computed monthly on the unpaid balance, and then to the payment of principal; said note further providing that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty (30) days, or failure to comply with any of the By-Laws of said Association, or any of the stipulations of this mortgage, the whole amount due under said note, shall, at the option of the holder thereof, become immediately due and payable, who may sue thereon and foreclose this mortgage; said note further providing for ten (10%) per centum attorney's fee beside all costs and expenses of collection, to be added to the amount due on said note, and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That I, the said H. P. Cothran.....

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me, the said.....

H. P. Cothran..... in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, at and before the signing of these presents (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, the following described property, to-wit:

"All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, bounded on the north by land of Willie Cothran, on the east by land of David Cox and Willie Cothran, on the south by land of M. F. Cothran and on the west by land of Ernest Cothran, containing 32.2 acres, more or less, more particularly described as follows:

"BEGINNING at an iron pin on the north side of a private road at the corner of the David Cox property and thence running N. 72-00 W. 415 feet to an iron pin; thence S. 20-11 W. crossing said road 90.8 feet to an iron pin on the south side of the road; thence along the south side of the road, N. 82-00 W. 400 feet to an iron pin; thence S. 67-00 W. 890.3 feet to an iron pin; thence N. 67-23 W. 448.6 feet to an iron pin; thence N. 24-14 E. 443 feet to an iron pin; thence N. 87-08 W. 264.4 feet to an iron pin; thence S. 70-46 W. 748.8 feet to an iron pin; thence S. 19-30 W. 322.6 feet to an iron pin; thence S. 30-52 E. 243.6 feet to an iron pin on the property line of Ernest Cothran; thence along the Ernest Cothran property line, S. 35-15 E. 515 feet to a stone at the corner of M. F. Cothran; thence along the M. F. Cothran line, N. 71-45 E. 2735.7 feet to the beginning corner, including the plumbing, electrical and heating fixtures now located on said premises, or to be installed thereon, which are hereby expressly agreed to be a part of the realty. Being the same tract of land conveyed to me by Willie Cothran by his deed dated April 17, 1950, recorded in the R. M. C. office for Greenville County in Vol. 407, page 414."